

ORDINANCE NO. 644

AN AMMENDMENT TO ZONING ORDINANCE NO. 510 INCLUDING THE ZONING MAP

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF HANCEVILLE,
ALABAMA, AS FOLLOWS:

1. The public health, safety, morals and general welfare requiring it under authority granted by Article 4, Sections 11-52-70 through 11-52-79, Code of Alabama, 1975, as amended and the Zoning Ordinance of the City of Hanceville, Alabama Ordinance No. 510, adopted the 1st day of May, 2006, as amended, and more particularly the Hanceville, Alabama zoning map as a part thereof, is hereby amended, changed and modified as follows:

- (a) That the real estate being the newly annexed property of the Broadway Group located in the City of Hanceville, Cullman County, be zoned B-2 General Business, described as follows, to-wit:

A LOT OR PARCEL OF LAND LOCATED IN THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 20, TOWNSHIP 11 SOUTH, RANGE 2 WEST OF CULLMAN COUNTY, ALABAMA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A FOUND RAILROAD SPIKE MARKING THE NORTHWEST CORNER OF SECTION 20, TOWNSHIP 11 SOUTH, RANGE 2 WEST, CULLMAN COUNTY, ALABAMA; THENCE RUN NORTH 90°00'00" EAST 5096.29 FEET; THENCE RUN SOUTH 00°00'00" EAST 2115.45 FEET TO A SET 5/8" CAPPED IRON PIN (SCHOEL CA#003) AND THE POINT OF BEGINNING; THENCE RUN SOUTH 26°37'13" EAST 305.63 FEET TO A SET 5/8" CAPPED IRON PIN (SCHOEL CA#003) ON THE WEST RIGHT-OF-WAY OF ALABAMA HIGHWAY 91; THENCE RUN ALONG SAID WEST RIGHT-OF-WAY OF ALABAMA HIGHWAY 91 SOUTH 47°25'15" WEST 284.56 FEET TO THE INTERSECTION OF THE WEST RIGHT-OF-WAY OF ALABAMA HIGHWAY 91 AND THE NORTH RIGHT-OF-WAY OF EDMONDSON ROAD TO A SET 5/8" CAPPED IRON PIN (SCHOEL CA#003); THENCE RUN ALONG SAID NORTH RIGHT-OF-WAY OF EDMONDSON ROAD NORTH 57°16'55" WEST 74.02 FEET TO A SET 5/8" CAPPED IRON PIN (SCHOEL CA#003); THENCE CONTINUE ALONG SAID NORTH RIGHT-OF-WAY OF EDMONDSON ROAD ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 830.00 FEET, AN ARC LENGTH OF 141.38 FEET, A DELTA OF 09°45'35", AND A CHORD BEARING AND DISTANCE OF NORTH 52°24'07" WEST 141.21 FEET TO A SET 5/8" CAPPED IRON PIN (SCHOEL CA#003); THENCE RUN NORTH 36°00'08" EAST 419.78 FEET BACK TO THE POINT OF BEGINNING. SAID PARCEL CONTAINING 2.01 ACRES (87,675 SQ. FT.) MORE OR LESS.

2. That this Ordinance has been published once each week for two (2) successive weeks prior to passage, within the City of Hanceville, Alabama, and the publication of said notice and ordinance being verbatim.

That a public hearing has been held relative to the passage of this ordinance on the 26th day of May 2022, at 5:30 p.m. prior to adoption at which time interested parties and citizens had opportunity to be heard concerning said ordinance and any changes relating thereto.

3. That all notices as required by law were given by the City Clerk concerning said public hearing.
4. That upon final passage of this ordinance, all zoning maps, master comprehensive plans or any other documents of the City of Hanceville, Alabama, in conflict with this ordinance be and are hereby changed and amended to reflect the changes and amendments herein.
5. Should any part or portion of this ordinance be held invalid, unenforceable or unconstitutional, for whatever reason, by a court of competent jurisdiction, such ruling shall not affect any other part or portion of this ordinance.
6. **THEREFORE, BE IT RESOLVED**, that the above-described property is zoned B-2 General Business, and that appropriate action be taken to change and modify the City Zoning Map to so reflect the said land as zoned B-2.
7. This ordinance adopted this 26th day of May 2022, shall take effect after its publication as required by law, including notice, publication, and public hearing, all in accordance with Section 11-52-1, et seq., Code of Alabama 1975, as amended.



Mayor Kenneth Nail

ATTEST:



Tania C. Wilcox, MMC

